



ENGINEERING DEPARTMENT

276 Fourth Avenue Chula Vista CA 91910

619-691-5021

619-691-5171 FAX

# DEVELOPMENT CHECKLIST FOR MUNICIPAL CODE REQUIREMENTS

## FORM 5509

Project Location: \_\_\_\_\_

File No.: \_\_\_\_\_

### DEDICATION REQUIREMENTS:

According to the plans you recently submitted to the Planning Department for review, the items noted below will be included as conditions of approval of your building permit under the authority of the Chula Vista Municipal Code. For further questions regarding this checklist, please contact the person listed at the bottom of the last page.

☐ Dedication **OR** ☐ Irrevocable Offer of Dedication of street right-of-way (Brief description: \_\_\_\_\_)

**Note:** Prior to issuance of Building Permit, City must review and approve grant deeds for completeness, signed by owner(s), with all signatories notarized and accepted by the City. Call (619) 409-5885 for the required supporting documents to be submitted.

### PUBLIC IMPROVEMENT REQUIREMENTS:

In accordance with Section 12.24.040 of the Chula Vista Municipal Code (CVMC) and Council Policy No. 563-02, if a Building Permit is issued for the on-site work valued at more than the threshold indicated in Section 12.24.020 of the CVMC (\$50,000 plus the percentage increase in the "Construction Cost Index" since January 1, 2012, as published in the *Engineering News Record*), the City may impose the requirement to construct certain public improvements, which may include, but not necessarily be limited to, the following:

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Curb & gutter   | <input type="checkbox"/> Sidewalk (_____ feet wide) | <input type="checkbox"/> Raised concrete/asphalt median |
| <input type="checkbox"/> Driveway approach   | <input type="checkbox"/> Street widening            | <input type="checkbox"/> Signal relocation              |
| <input type="checkbox"/> PCC alley paving  | <input type="checkbox"/> Handicap ramps             | <input type="checkbox"/> Alley-type approach            |
| <input type="checkbox"/> Storm drain   | <input type="checkbox"/> Asphalt & base in street   | <input type="checkbox"/> _____                          |
| <input type="checkbox"/> Replace existing driveway with curb, gutter, sidewalk             |   | <input type="checkbox"/> _____                          |
| <input type="checkbox"/> Street light(s) ( _____ required) See Page 8 for more information |   |   |

#### Notes:

- A) The construction permit must be obtained prior to issuance of Building Permit.
- B) See Pages 7 & 8 for information regarding deferrals of the requirement to install public improvements.

- ☐ It appears that your project may require only a minor Construction Permit (no engineered improvement plans necessary) and you are to submit the following items.
- γ Inspection fee/deposit (Amount is determined based upon estimated value of work to be done.)

## **PUBLIC IMPROVEMENT REQUIREMENTS (Cont'd):**

- γ Submittal of a Traffic Control Plan for Engineering's review and approval. (Submit at least 3 days prior to requesting Construction Permit to provide time for review and corrections, if necessary.)
- γ Submit security in the amount of 110% of the approved engineer's estimate of the work to be done. Security may be in any of the following forms: Surety bond from a surety company holding a Best's rating in accordance with City policy; letter of credit; U.S. Currency; savings passbook; certificate of deposit; bank's certified check (NOTE: personal, company or third party checks are not acceptable for cash bonds).
- γ A properly licensed contractor must obtain the permit. He must first submit a Certificate of Insurance *with the City of Chula Vista named as additional insured* and with the following minimum liability limits as set forth in "Specifications for Public Works Construction" (Commonly referred to as the "Green Book"):

|                  |   |
|------------------|---|
| Bodily Injury:   | \$500,000 each person                                   |
|                  | \$1,000,000 each occurrence                             |
|                  | \$1,000,000 aggregate products and completed operations |
| Property Damage: | \$250,000 each occurrence                               |
|                  | \$500,000 aggregate                                     |

**Note** A combined single limit policy with the aggregate limits in the amount of \$2,000,000 will be considered equivalent to the required minimum. This amount *may* be adjusted (by written request) at the discretion of the City Engineer.

- It appears that the plans will include the need to do major construction or re-construction of surface improvements, such as widening the street or installing missing curb, gutter, sidewalk and asphalt concrete paving. The following items will be required prior to issuance of the Construction Permit. (*Note: Engineered plans are not required if curbs have been constructed in their ultimate location and installed under previously-engineered plans.*) The following items are to be submitted to this department:
  - γ Improvement plans prepared by a registered civil engineer for review and approval. (Depending upon workload, the City's average processing time: 3 to 4 weeks for first review; approximately 2 weeks for any subsequent reviews.)
  - γ Plan-check deposit. [Amount is dependent upon quantity and/or complexity of work. (\$3,500 minimum)]

## **GRADING REQUIREMENTS:**

- Since the plans submitted for Planning's review showed no information regarding proposed grading of the site, it may be determined at the building permit stage that a grading permit is required. (If this is the case, see next item for requirements.)
- It appears from your plans that a grading permit may be required. The following items must be fulfilled to obtain the permit:
  - γ A grading plan must be prepared by a registered civil engineer and submitted to this department for review and subsequent approval. (City's average processing time: 3 to 4 weeks for first review; approximately 2 weeks for any subsequent reviews.)
  - γ Fulfill landscaping requirements as set forth by the City Landscape Architect. He/she may be contacted at (619) 407-3542.

## GRADING REQUIREMENTS (Cont'd):

- γ Submit a plan-check deposit. Amount is dependent upon complexity and extent of project for plan-check in accordance with the City's Full Cost Recovery Program (\$5,000 minimum).
- γ Provide security in the amounts of: 25% of estimated earthwork costs; 100% of the estimated costs of appurtenant structures (i.e. retaining walls, culverts, inlets structures, etc.) as determined by the approved engineer's estimate; 100% of landscaping and irrigation facilities; and 100% of landscape maintenance for a period stated on the Grading Permit. The surety for these items may be in the same form as stated under "Public Improvement Requirements," above.

**NOTE:** A building permit cannot be issued until certification (Form PW-E-106A) that the rough grading has been completed. The form is available at the Engineering Division Counter and must be signed by the developer's civil and soil engineers, and then submitted to the Public Works Operations Department's Construction Inspection Section.

## GENERAL REQUIREMENTS / COMMENTS:

- ☐ Undergrounding of existing overhead utility lines on site.
- ☐ Undergrounding of distribution lines and other overhead utilities in the right of way adjacent to your site.
- ☐ An encroachment permit for your proposed private facilities within the City's street right of way and/or easement. (Call for details)

## ENGINEERING FEES APPLICABLE ON BUILDING PERMIT:

The following fees indicated are applicable to your project and are required to be paid at the time of issuance of the Building Permit under the authority of the City of Chula Vista's Master Fee Schedule and other fees and assessments as approved by the City Council. ***Please note that the fees listed are based only on the plans submitted and are subject to change to reflect items shown on the final building plans.***

### Sewer Fees:

- ☐ Administrative fee of \$45.00 for Residential Sewer Connection Permit
- ☐ Administrative fee of \$220.00 for Commercial/Industrial Sewer Connection Permit
- ☐ Sewerage Participation Fee of \$3,478 per Equivalent Dwelling Unit (See Pages 8 & 9 for additional information)
- ☐ Sewer lateral (one required for each building proposed) installation fee for lateral from main to property line:
  - ☐ 4-inch: \$9,160.00 plus \$229.10 per foot of chargeable length over 40 feet;
  - ☐ 6-inch: \$9,160.00 plus \$7.81 per foot;
  - ☐ Tap into 10-inch or larger main: Add \$126.00 to above fees;
  - ☐ Tap into main over nine (9) feet in depth: Add \$995.00.
  - ☐ Tap into main without City lateral installation: 4" lateral - \$600.00 6" lateral - \$760.00
- ☐ Sewer main assessment per Ordinance 997: \$16.00 per foot of property frontage;
- ☐ Sewer Repayment District No. \_\_\_\_\_ (Call for details);
- ☐ Spring Valley Sanitation District: \$130.00 per acre (area to include ½ of street right-of-way along property frontage);
- ☐ Montgomery Sewer Service Charges (Call for details)

### Traffic Signal Fees:

- ☐ Most new projects proposed in the City are subject to a Traffic Signal Fee based on expected trip generation and calculated at \$34.27 per trip. (See the schedule of Trip Generation Factors on Pages 6 & 7.)
- ☐ Your plans call for enlarging the existing facilities on site. The trip generation factor will be based on the proposed *additional* area.
- ☐ Your plans call for changing the use of the existing facility. The trip generation factor will be calculated based on the difference between the existing and proposed uses (NOTE: No refunds will be given if the new use generates fewer trips.)
- ☐ Your plans call for replacement of an existing structure. The trip generation factor will be based on the estimated increase in trips (if any) from the old building to the new. (No refunds will be given for lesser-sized structures.)

**Development Impact Fees (DIF's):**

- ☐ Your proposed project lies within the City's Eastern Territories and is subject to DIF to cover the costs of improvements on certain roads in the City East of I-805 (in addition to the fees for expanding City facilities shown below):

| <u>Proposed Type of Project</u>   | <u>TransDIF</u> |
|---|-----------------|
| Residential   |                 |
| Low Density (per DU) 0-6 DU per gross acre.....                                     | \$ 12,494.00    |
| Medium Density (0.8 EDU/DU) 6.1-18 DU per gross acre.....                           | 9,995.00        |
| High Density (0.6 EDU/DU) >18.1 DU per gross acre.....                              | 7,496.00        |
| Senior Housing (0.4 EDU/DU) (8.0 EDU/Acre).....                                     | 4,998.00        |
| Residential Mixed Use (0.4 EDU/DU) >18 DU per gross acre.....                       | 4,998.00        |
| Commercial Mixed Use (per 20,000 sq ft) (16 EDU/20,000 sq ft).....                  | 199,901.00      |
| General Commercial (per gross acre) < 5 stories in height (16 EDU/Acre).....        | 199,901.00      |
| Regional Commercial (per gross acre) > 60 acres or 800,000 sq ft (11 EDU/Acre)..... | 137,432.00      |
| High Rise Commercial (per gross acre) > 5 stories in height (28 EDU/Acre).....      | 349,826.00      |
| Office (per acre) < 5 stories in height (9 EDU/Acre).....                           | 112,444.00      |
| Industrial RTP (per gross acre).....  | 99,958.00       |
| 18-Hole Golf Course (per course) (70.0 EDU/Course).....                             | 874,566.00      |
| Medical Center (per gross acre) (65/Acre).....                                      | 812,097.00      |

- ☐ Your proposed project lies within the City's Western Territories and is subject to DIF to cover the costs of improvements on certain roads in the City West of I-805 (in addition to the fees for expanding City facilities shown below):

| <u>Proposed Type of Project</u>   | <u>TransDIF</u> |
|---|-----------------|
| Residential   |                 |
| Low Density (per DU) 0-6 DU per gross acre.....                           | \$ 3,546.00     |
| Medium Density (0.8 EDU/DU) 6.1-20 DU per gross acre.....                 | 2,836.00        |
| High Density (0.6 EDU/DU) >20 DU per gross acre.....                      | 2,127.00        |
| Mobile Home (0.5 EDU/DU).....   | 1,773.00        |
| Commercial  |                 |
| Regional Commercial (per gross acre) (20 EDU/Acre).....                   | 70,910.00       |
| Community Commercial (per gross acre) (28 EDU/Acre).....                  | 99,275.00       |
| Neighborhood Commercial (per gross acre) (48 EDU/Acre).....               | 170,185.00      |
| Neighborhood Commercial (per 1,000 sq ft) (4.8 EDU/1,000 sq ft).....      | 17,018.00       |
| Street Front Commercial (per gross acre) (16 EDU/Acre).....               | 56,728.00       |
| Retail Commercial (per gross acre) (16 EDU/Acre).....                     | 56,728.00       |
| Wholesale Trade (per gross acre) (24 EDU/Acre).....                       | 85,092.00       |
| Office  |                 |
| High Rise Office (per gross acre) 6+ stories in height (60 EDU/Acre)..... | 212,731.00      |
| Low Rise Office (per gross acre) <6 stories (30 EDU/Acre).....            | 106,366.00      |
| Low Rise Office (per 1,000 sq ft) <6 stories (2 EDU/1,000 sq ft).....     | 7,091.00        |
| Medical Office (per gross acre) (50 EDU/Acre).....                        | 177,276.00      |
| Lodging   |                 |
| Low Rise Hotel/Motel (per gross acre) <4 stories (20 EDU/Acre).....       | 70,910.00       |
| Low Rise Hotel or Motel (per room) <4 stories (1 EDU/Room).....           | 3,546.00        |
| High Rise Hotel (per gross acre) >=4 stories (30 EDU/Acre).....           | 106,366.00      |
| Industry  |                 |

|  |           |
|--|-----------|
| Heavy Industry (per gross acre) (12 EDU/Acre).....   | 42,546.00 |
| Warehouse/Storage (per gross acre) (6 EDU/Acre)..... | 21,273.00 |
| Industrial Park (per gross acre) (9 EDU/Acre).....   | 31,910.00 |
| Light Industrial (per gross acre) (20 EDU/Acre)..... | 70,910.00 |

- ☐ Your proposed project is subject to the following Public Facilities DIF to cover the costs of expanding the City's facilities (See the schedule of Public Facilities DIF Components on Page 6):

| <u>Proposed Type of Project</u> | <u>Total</u> |
|---------------------------------|--------------|
| Single-Family (per DU) .....    | \$9,654.00   |
| Multi-Family (per DU).....      | 9,127.00     |
| Commercial (per acre) .....     | 29,921.00    |
| Industrial (per acre).....      | 9,415.00     |

- ☐ Your proposed project is located within Otay Ranch Village 1, 2, 5, or 6 for Pedestrian bridge DIF Fee:

| <u>Proposed Type of Project</u> | <u>Total</u> |
|---------------------------------|--------------|
| Single-Family (per DU) .....    | \$1,114.00   |
| Multi-Family (per DU).....      | 826.00       |

- ☐ Your proposed project is located within Otay Ranch Village 11 for Pedestrian bridge DIF Fee:

| <u>Proposed Type of Project</u> | <u>Total</u> |
|---------------------------------|--------------|
| Single-Family (per DU).....     | \$2,243.00   |
| Multi-Family (per DU).....      | 1,667.00     |

- ☐ Your proposed project is located within Otay Ranch Millenia Eastern Urban Center (EUC) for Pedestrian bridge DIF Fee:

| <u>Proposed Type of Project</u> | <u>Total</u> |
|---------------------------------|--------------|
| Single-Family (per DU).....     | \$615.13     |
| Multi-Family (per DU).....      | \$456.10     |

- ☐ Your proposed project is within one or more of the following drainage or sewer basins (DIF Fee to be determined with application of building permit):

|   |            |
|---|------------|
| Telegraph Canyon Drainage (per acre).....             | \$4,579.00 |
| Telegraph Canyon Sewer, gravity flows (per EDU) ..... | 216.50     |
| Poggi Canyon Sewer, gravity flows (per EDU).....      | 265.00     |
| Salt Creek Sewer, gravity flows (per EDU).....        | 1,330.00   |

- ☐ Your project may fall within an assessment district, which has already paid the required DIF. For more information regarding Development Impact Fees, please contact that Section's staff at (619) 691-5024 Ext. 5258 or (619) 691-5258.

- ☐ Your proposed project is located within the City's Eastern Territories (East of I-805) and is subject to PAD fees to cover the cost of new parkland acquisition and development as follows:

| <u>Proposed Type of Project</u> | <u>Park Land Obligation (Dedicate parkland to the City)</u> |   | <u>Park Development Fees*</u> |
|---------------------------------|---|---|-------------------------------|
| Single-Family Home              | 460 sq. ft./du (or \$12,676/du)                             | + | \$5,106/unit                  |
| Multi-Family Home               | 341 sq. ft./du (or \$9,408/du)                              | + | \$3,788/unit                  |
| Mobile Home                     | 214 sq. ft./du (or \$5,932/du)                              | + | \$2,390/unit                  |
| Hotel/Motel Room                | 196 sq. ft./du (or \$5,424/du)                              | + | \$2,183/unit                  |

- ☐ Your proposed project is located within the City's Western Territories (West of I-805) and is subject to PAD fees to cover the cost of new parkland acquisition and development as follows:

| <u>Proposed Type of Project</u> | <u>Park Land Obligation (Dedicate parkland to the City)</u> |   | <u>Park Development Fees*</u> |
|---------------------------------|---|---|-------------------------------|
| Single-Family Home              | 460 sq. ft./du (or \$4,994/du)                              | + | \$5,106/unit                  |
| Multi-Family Home               | 341 sq. ft./du (or \$3,707/du)                              | + | \$3,788/unit                  |
| Mobile Home                     | 214 sq. ft./du (or \$2,337/du)                              | + | \$2,390/unit                  |
| Hotel/Motel Room                | 196 sq. ft./du (or \$2,137/du)                              | + | \$2,183/unit                  |

PAD fees shall be paid at the time stated in the latest version of Municipal Code Chapter 17.10.

Per the Municipal Code Chapter 17.10, a single family home includes single-family detached homes and detached condominiums. Multi-family homes include attached condominiums, attached townhouses, duplexes, triplexes and apartments.

\*Development fees are revised annually on October 1<sup>st</sup> to reflect current building industry cost indexes.

**NOTE:** This checklist is based solely on the plans submitted and does not necessarily include all final requirements. It is intended as a way to inform you, as a developer/owner, of the general requirements and costs you can expect to encounter as your project develops. The requirements and fees contained herein are only those imposed by the Engineering Division. You should contact the Development Services Department for information regarding additional fees. Please do not hesitate to call this department for further information

**VEHICULAR TRIP GENERATION TABLE (ONE-WAY TRIPS):**

The Traffic Signal Fees are based on the trip generation factors in accordance with SANDAG's *Brief Guide of Vehicular Traffic Generation Rates for the San Diego Region* contained herein. The fee is calculated on \$33.45 per trip generated per day.

| <u>Land Use Category</u>                                   | <u>Trip Generation (per day) Factor</u><br><u>("T" = trips    " / " = per)</u> |   |
|--|--|---|
| <b>Service station:</b>                                    |  |   |
| With food-mart.....  | 160  | T/Fueling space                             |
| With food-mart and car wash.....                           | 155  | T/Fueling space                             |
| Older service station design .....                         | 150  | T/Fueling space                             |
| <b>Carwash:</b>  |  |   |
| Automatic .....  | 900  | T/Day or 600/acre                           |
| Self-serve .....   | 100  | T/Stall                                     |
| Auto sales (dealer & repair) .....                         | 50   | T/1000 S.F. or 300/acre or 60/service stall |
| Auto repair center .....                                   | 20   | T/1000 S.F. or 400/acre or 20/service stall |
| <b>Bank/Savings &amp; Loan:</b>                            |  |   |
| Bank (walk-in only) .....                                  | 150  | T/1000 S.F. or 1000/acre                    |
| Bank (with Drive-up window) .....                          | 200  | T/1000 S.F. or 1500/acre                    |
| Savings & loan .....                                       | 60   | T/1000 S.F. or 600/acre                     |
| Church or Synagogue.....                                   | 9  | T/1000 S.F. or 30/acre                      |
| Church school .....  | (See "Schools")  |   |
| Commercial/Retail center (also strip commercial) .....     | 40   | T/1000 S.F. or 400/acre                     |
| Community shopping center (30-60 acres, 100K-300K S.F.)    | 80   | T/1000 S.F. or 700/acre                     |
| Neighborhood shopping center (<10 acres, <100K S.F.) ..... | 120  | T/1000 S.F. or 1200/acre                    |
| <b>Commercial shops:</b>                                   |  |   |
| Supermarket.....   | 150  | T/1000 S.F. or 2000/acre                    |
| Convenience market.....                                    | 700  | T/1000 S.F. or 700/acre                     |
| Discount club.....   | 60   | T/1000 S.F. or 600/acre                     |
| Discount store .....                                       | 60   | T/1000 S.F. or 600/acre                     |
| Furniture store .....                                      | 6  | T/1000 S.F. or 100/acre                     |
| Lumber store .....   | 30   | T/1000 S.F. or 150/acre                     |
| Hardware or Paint store.....                               | 60   | T/1000 S.F. or 600/acre                     |
| Garden nursery .....                                       | 40   | T/1000 S.F. or 90/acre                      |
| <b>Hospital:</b>   |  |   |
| General .....  | 20   | T/Bed or 25/1000 S.F. or 250/acre           |
| Nursing home .....   | 3  | T/Bed                                       |
| <b>Industrial:</b>   |  |   |
| Industrial/Business park (Commercial included)             | 16   | T/1000 S.F. or 200/acre                     |
| Industrial park (No commercial) .....                      | 8  | T/1000 S.F. or 90/acre                      |
| Industrial plant (multiple shifts) .....                   | 10   | T/1000 S.F. or 120/acre                     |
| Manufacturing/assembly .....                               | 4  | T/1000 S.F. or 50/acre                      |
| Warehousing .....  | 5  | T/1000 S.F. or 60/acre                      |
| Storage.....   | 2  | T/1000 or 0.2/vault or 30/acre              |
| Science research & development .....                       | 8  | T/1000 S.F. or 80/acre                      |
| <b>Lodging:</b>  |  |   |
| Hotel with convention facilities & restaurant.....         | 10   | T/Room or 300/acre                          |
| Motel .....  | 9  | T/Room or 200/acre                          |
| Resort hotel.....  | 8  | T/Room or 100/acre                          |
| <b>Offices:</b>  |  |   |
| Standard commercial office building (<100,000 S.F.).....   | 20   | T/1000 S.F. or 300/acre                     |
| Standard commercial office building (>100,000 S.F.).....   | 17   | T/1000 S.F. or 600/acre                     |
| Corporate office building (single user) .....              | 14   | T/1000 S.F. or 180/acre                     |
| Medical/dental building .....                              | 50   | T/1000 S.F. or 500/acre                     |

**VEHICULAR TRIP GENERATION TABLE (Cont'd):**

| <u>Land Use Category</u>   | <u>Trip Generation (per day) Factor</u><br><u>("T" = trips    " / " = per)</u> |   |
|--|--|---|
| <b>Residential:</b>  |  |   |
| Single family detached .....   | 10   | T/Single family dwelling                            |
| Condo/Duplex .....   | 8  | T/Unit  |
| Apartments.....  | 6  | T/Unit  |
| Mobile home, Adults only .....   | 3  | T/Unit <i>or</i> 20/acre                            |
| Mobile home, Family .....  | 5  | T/Unit <i>or</i> 40/acre                            |
| Retirement Community.....  | 4  | T/Unit  |
| Congregate Care Facility.....  | 2.5  | T/Unit  |
| <b>Restaurant/Lounge:</b>  |  |   |
| Low turn-over, quality restaurant .....  | 100  | T/1000 S.F. <i>or</i> 3/seat <i>or</i> 500/acre     |
| Sit-down, high turnover .....  | 160  | T/1000 S.F. <i>or</i> 6/seat <i>or</i> 1000/acre    |
| Fast-food with Drive-through .....   | 650  | T/1000 S.F. <i>or</i> 20/seat <i>or</i> 3000/acre   |
| Fast-food without Drive-through .....  | 700  | T/1000 S.F.   |
| Lounge.....  | 100  | T/1000 S.F. of gross floor area                     |
| <b>Schools:</b>  |  |   |
| University (4-year).....   | 2.4  | T/Student <i>or</i> 100/acre                        |
| Community college (2-year) .....   | 1.2  | T/Student <i>or</i> 24/1000 S.F. <i>or</i> 120/acre |
| High school .....  | 1.3  | T/Student <i>or</i> 15/1000 S.F. <i>or</i> 60/acre  |
| Middle/Jr. high school .....   | 1.4  | T/Student <i>or</i> 12/1000 S.F. <i>or</i> 50/acre  |
| Elementary.....  | 1.6  | T/Student <i>or</i> 14/1000 S.F. <i>or</i> 90/acre  |
| Day care .....   | 5.0  | T/Child <i>or</i> 80/1000 S.F.                      |
| <b>Note:</b> Where alternative generation factors are provided, that which results in the higher total vehicle trip generation shall be used in computing the Traffic Signal Fee |  |   |

**PUBLIC FACILITIES DIF FEE COMPONENTS**

| <u>Component</u>                                  | <u>Single Family</u> | <u>Multi Family</u> | <u>Commercial</u> | <u>Industrial</u> |
|---|----------------------|---------------------|-------------------|-------------------|
| Civic Center.....                                 | \$2,756/DU           | \$2,610/DU          | \$8,792/acre      | \$2,779/acre      |
| Police .....                                      | \$1,671/DU           | \$1,805/DU          | \$7,896/acre      | \$1,703/acre      |
| Corporation Yard .....                            | \$450/DU             | \$360/DU            | \$7,635/acre      | \$3,596/acre      |
| Libraries (Residential Only) .....                | \$1,582/DU           | \$1,582/DU          | \$0               | \$0               |
| Fire Suppression System .....                     | \$1,393/DU           | \$1,001/DU          | \$3,681/acre      | \$731/acre        |
| GIS.....  | \$0                  | \$0                 | \$0               | \$0               |
| Computer Systems.....                             | \$0                  | \$0                 | \$0               | \$0               |
| Telecommunications .....                          | \$0                  | \$0                 | \$0               | \$0               |
| Records Management System .....                   | \$0                  | \$0                 | \$0               | \$0               |
| Administration .....                              | \$601/DU             | \$568/DU            | \$1,917/acre      | \$606/acre        |
| Recreation (Residential Only).....                | \$1,201/DU           | \$1,201/DU          | \$0               | \$0               |
| <b>Total per Residential Unit .....</b>           | <b>\$9,654</b>       | <b>\$9,127</b>      |                   |                   |
| <b>Total per Commercial/Industrial Acre .....</b> |                      |                     | <b>\$29,921</b>   | <b>\$9,415</b>    |

**DEFERRAL INFORMATION**

In accordance with Section 12.24.070 of the Chula Vista Municipal Code, the owner/developer may apply for a deferral of the requirement to install the public improvements. Deferrals may be granted for any of the following reasons:

1. Installation of the improvements would create a hazardous condition.
2. Improvements installed at the project site would be incompatible with the present development of the area.



### **DEFERRAL INFORMATION (Cont'd):**

3. Installation of the improvements would be premature because of the existing conditions of the surrounding area.
4. It would be desirable to have improvements installed as an overall project.  
(NOTE: Deferrals may *not* be granted for reason of financial hardship.)

To apply for a deferral, you must complete the necessary form available at the Engineering Division counter.

If the deferral is granted, a *cash deposit* (U.S. currency or a certified cashier's check) in the amount of 110% of the estimated value of the work being deferred must be posted with the City Finance Office.

In certain cases, the City *may* accept a lien against the applicant's property in lieu of the cash deposit. However, the following items must be submitted before the City will consider acceptance of a lien:

1. A letter from the applicant fully explaining why there is a need for a lien in lieu of the cash deposit.
2. An appraisal of the property prepared and signed by a State of California Certified Appraiser. Such appraisal shall have been prepared within 60 days of the date of the written request for the lien.
3. A Title Report prepared by a title insurance company within 60 days of the date of the written request.

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### **PROCEDURE FOR THE INSTALLATION OF STREET LIGHTS**

If the checklist indicates the requirement to install one or more streetlights, the following steps are required:

1. The developer, his engineer or contractor applies for a construction permit from this department to install the streetlight. (Also see checklist for Construction Permit requirements on Page 1.)
2. The Permits Section will check with the Traffic Section to determine the exact location of the required streetlight.
3. Upon providing this location to the developer or his agent, the developer/agent contacts San Diego Gas & Electric to obtain the desired service point location.
4. The developer or his/her agent must submit a plan/sketch showing all of the following:
  - a. Street light location
  - b. Service point
  - c. Conduit size, type and location
  - d. Pull boxes
  - e. Wire sizes
5. The Traffic Section reviews for approval
6. Permits Section issues permit with two copies to Inspection Section

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### **SEWERAGE PARTICIPATION FEE**

The Chula Vista City Council has authorized the collection of a fee to aid in the cost of processing sewerage generated in the city. This fee is normally collected at the time of connection to the public sewer or when a permit is issued for adding plumbing fixtures in an existing building. The current fee is \$3,478.00 per Equivalent Dwelling Unit (EDU), or single family dwelling [prorated in the case of commercial projects based on Equivalent Fixture Units (EFU)]. The following is to be used as a guide in calculating the fee for your proposal, however, the final charges will be based upon the plans submitted for a Building Permit:

## **SEWERAGE PARTICIPATION FEE (Cont'd):**

### **Land Use Category**

#### **Residential:**

|  |          |
|--|----------|
| Single Family Dwellings .....                                  | 1.00 EDU |
| Multi-Family Units (apartments, condominiums, triplexes) ..... | 0.75 EDU |
| Mobile Home, Trailer .....                                     | 0.50 EDU |

#### **Commercial:**

|  |  |
|--|--|
| R.V. Parks .....                             | 0.5 per hook-up plus EFUs in bldgs (see table below) |
| Restaurants:                                 |  |
| Small (less than or equal to 12 seats) ..... | 1.1 EDU  |
| Large (greater than 12 seats) .....          | 25 gal/day/seat                                      |

#### **Car wash:**

|  |  |
|--|--|
| Self-serve .....                                 | 2.0 EDUs per stall                               |
| Automatic w/ water recycling .....               | 6.5 EDUs   |
| Automatic w/o water recycling <sup>†</sup> ..... | EFUs case by case                                |
| Self-service laundries <sup>‡</sup> .....        | 0.5 EDU/washer plus EFUs not attached to washers |

<sup>†</sup> Facilities using water for processing purposes shall be assessed individually by the Director.

<sup>‡</sup> Facilities with water recycling systems shall be assessed individually. Information required for the assessment shall be provided by the applicant.

### **Table for calculating EFUs:**

| <u>Fixture</u>                      | <u>EFU</u> | <u>Fixture</u>                        | <u>EFU</u> |
|-------------------------------------|------------|---------------------------------------|------------|
| Bar sink (Commercial) .....         | 2          | Sink (mop basin) .....                | 3          |
| Bathtub .....                       | 2          | Sink (wash-up, east set of faucet) .. | 2          |
| Dental unit or Cuspidor .....       | 1          | Sink or Dishwasher .....              | 2          |
| Drinking fountain (each head) ..... | .5         | Urinal (stall) .....                  | 2          |
| Laundry tub or clothes washer ..... | 3          | Urinal (wall) .....                   | 2          |
| Lavatory .....                      | 1          | Toilet (tank) .....                   | 4          |
| Lavatory (Dental) .....             | 1          | Toilet (valve) .....                  | 4          |

- Multiply total EFUs by 14 GPD
- Divide that number by 265 GPD = 1 EDU
- Multiply result by \$3,478 to calculate total fee

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## **ADDITIONAL COMMENTS:**

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Checklist by: \_\_\_\_\_ Date: \_\_\_\_\_ Phone: (619) \_\_\_\_\_